

Minutes of the Regular Work Session of the
Board of Mayor and Aldermen, City of Kingsport, Tennessee
Monday, February 14, 2011, 4:30 PM
Council Room – City Hall

PRESENT: Board of Mayor and Aldermen

Mayor Dennis R. Phillips

Alderman Valerie Joh

Vice-Mayor Benjamin K. Mallicote

Alderman Tom C. Parham

Alderman Jantry Shupe

City Administration

John G. Campbell, City Manager

J. Michael Billingsley, City Attorney

James H. Demming, City Recorder

1. **CALL TO ORDER:** 4:30 p.m. by Mayor Phillips.
2. **ROLL CALL:** By Deputy City Recorder Angie Marshall. Absent: Alderman Ken Marsh and Alderman Larry Munsey.
3. **WORK SESSION TICKLER.** Mayor Phillips stated he has asked for King College to come to next month's meeting to provide an update. Alderman Parham requested the Aquatic Center and the Riverfront Area be added to the tickler. At this time, Assistant to the City Manager Chris McCartt gave a brief status update on acquiring the necessary permits needed to get started at the Aquatic Center. Public Works Director Ryan McReynolds confirmed the Netherland Inn Bumpout was on schedule. He also stated the Netherland Inn Roundabout project would begin in early March. Mr. McReynolds further commented that half of the street lights on Wilcox Drive were up and on and should be completed soon.
4. **MARCH MEETING DATES.** Mayor Phillips noted pointed out that the second scheduled Board of Mayor and Alderman work session and regular business meeting in March (March 14th and 15th) would conflict with the National League of Cities Conference in Washington D.C. and a meeting with Congressman Phil Roe. He asked Board members to check their schedules and to contact Alderman Munsey and Alderman Marsh to see if the meetings could be rescheduled. A tentative date of March 21st and 22nd was set.
5. **REVIEW OF AGENDA ITEMS ON THE FEBRUARY 15, 2011 REGULAR BUSINESS MEETING AGENDA.** City Manager Campbell, members of staff and community members provided a summary or presentation for each item on the proposed agenda. Those items the Board discussed at greater length or which received specific questions or concerns included:

VI.AA.1 Public Hearing and Consideration of Ordinances to Annex/Amend Zoning of the Colonial Heights Area 3 Part A Annexation and Consideration of a Resolution Adopting the Plan of Services (AF: 23-2011). City Planner Ken Weems gave a brief presentation describing the components of these parcels and noting the standard plan of services to be offered, as well as the average savings for each property owner. He stated he had received seven calls of general questions, in addition to a community public meeting that was held on 2/8/11. Mr. Weems stated around 50 citizens attended the meeting in

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addition to representatives from several city departments including planning, public works, the fire department and the city manager's office. He also noted the Planning Commission approved 6 to 1 at their January meeting to send a positive recommendation to the Board of Mayor and Alderman regarding this annexation. Alderman Parham clarified that he was the one negative vote on the Planning Commission and it was because a public meeting had not been held before the Planning Commission voted. He further stated he is satisfied with the response at the community meeting and has no problem proceeding with the annexation.

VI.AA.2 Public Hearing and Consideration of Ordinances to Annex/Amend Zoning of the Colonial Heights Area 3 Part B Annexation and Consideration of a Resolution Adopting the Plan of Services (AF: 24-2011). See Item VI.AA.1.

VI.AA.3 Public Hearing and Consideration of Ordinances to Annex/Amend Zoning of the Colonial Heights Area 3 Part C Annexation and Consideration of a Resolution Adopting the Plan of Services (AF: 25-2011). See Item VI.AA.1.

NOTE: At this time, Mayor Phillips requested that Item VI.D.3 be considered, out of order, to accommodate those in attendance for discussion on this item.

VI.D.3 Consideration of a Resolution Authorizing the Mayor to Execute All Documents to Receive Federal Aviation Administration Grant Funding for Improvement Projects at the Tri-Cities Regional Airport (AF: 38-2011). Patrick Wilson, Executive Director for the airport, stated this was a blanket resolution since it could not be determined how many grants would be received or for how much. He did note that there would be no cost to the city. Mr. Wilson also gave an update on a current \$11 million project that is designed to relocate Hamilton Road in an effort to extend a taxi-way. Mayor Phillips noted the City's continued support for the airport.

VI.AA.4 Public Hearing and Consideration of Ordinances to Amend Zoning of a Portion of Parcel 1.00 and All of Parcels 2-5 in Tax Map 62-H Located on Memorial Boulevard from R-1B Zoning to B-3 Zoning (AF: 28-2011). City Planner Forrest Koder stated this was an owner-petitioned request to rezone eight parcels from residential to business – five on Memorial Boulevard and three on Clover Street. He stated that City staff recommended rezoning only the five parcels on Memorial Boulevard, as they were in line with the City's land use plan for that area; the parcels on Clover Street were to remain residential. Mr. Koder noted the planning department received several phone calls in opposition of rezoning the parcels on Clover Street. He stated the Planning Commission approved unanimously to send a favorable recommendation to the Board to rezone only the parcels on Memorial Boulevard. Mr. Weems further stated that any development plans that come in regarding these rezoned parcels would have to be approved by the Planning Commission if the rezoning is approved.

VI.D.1 Consideration of a Resolution Amending the Agreement for Professional Services with Camp, Dresser, and McKee, Inc. Regarding the Stormwater Master Plan and Authorize the Mayor to Sign All Applicable Documents (AF: 40-2011). Public Works Director Ryan McReynolds gave an update on this item, stating this project will now be

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moving into Phase 2 in an effort to help with water quality and flood control. This phase consists of setting up necessary procedures and software. Mr. McReynolds also noted the attendance of Josh Norton of Camp, Dresser and McKee and Mike McIntire, who is on the Planning Commission, as well as the Stormwater Advisory Board.

VI.D.2 Consideration of a Resolution Awarding the Bid for Blakley Drive Area Sanitary Sewer Facilities and Waterline Improvements and Authorize the Mayor to Sign All Applicable Documents (AF: 43-2011). Public Works Director Ryan McReynolds presented this item, noting ten bidders had responded to this project, and the winning bid was \$150,000 under estimate. A discussion ensued pointing out the advantages and disadvantages of setting up a preference system regarding vendors. Vice-Mayor Mallicote noted it benefits to use local contractors who also spend locally as well, even if their bid is slightly higher and further requested this issue be more thoroughly addressed at a future work session. City Manager Campbell pointed out the downside always staying local was that it discouraged competition and closed bidders off, which reduces savings. Mayor Phillips asked Procurement Manager Sandy Crawford to research how other cities handle this issue, noting if there is a way to give business to local vendors then we should. Ms. Crawford pointed out that "local" would have to be well-defined.

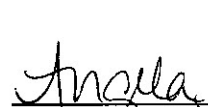
VI.D.5 Consideration of a Resolution Awarding the Bid for Primary Rate Interface Telephone Systems and Direct Inward Dialing Telephone Lines to Charter Business Systems and Authorize the Mayor to Sign All Applicable Documents (AF: 39-2011). Assistant to the City Manager Chris McCartt stated this was an additional savings of \$3,000 a year that was not initially factored in regarding the Voice over Internet Protocol System. He further stated a reduction in long distance charges would come before the Board in July. Mayor Phillips asked about the amount spent on cell phones each month. Mr. McCartt stated he is looking at the data over the last five years in an effort to achieve more savings.

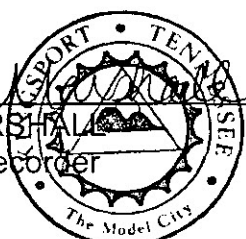
VI.D.6 Consideration of a Resolution Authorizing the Mayor to Execute All Documents Necessary to Enter into an Agreement with Municipal Code Corporation to Recodify the City of Kingsport Code of Ordinances (AF: 45-2011). City Attorney Billingsley pointed out this process needs to be done every 10 to 15 years. He stated that the new code would put in any new ordinances and take out the old ones that don't apply.

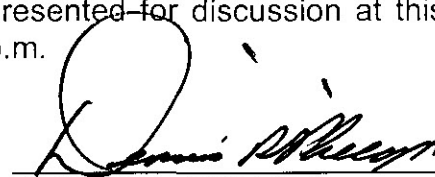
BOARD COMMENT. Alderman Joh wished everyone a Happy Valentine's Day.

PUBLIC COMMENT. None.

6. ADJOURN. Seeing no other matters presented for discussion at this work session, Mayor Phillips adjourned the meeting at 5:25 p.m.


ANGELA MARSHALL
Deputy City Recorder




DENNIS R. PHILLIPS
Mayor